

BOARD OF SUPERVISORS
COUNTY OF YORK
YORKTOWN, VIRGINIA

Resolution

At a regular meeting of the York County Board of Supervisors held in York Hall, Yorktown, Virginia, on the ____ day of _____, 2005:

Present

Vote

James S. Burgett, Chairman
Walter C. Zaremba, Vice Chairman
Sheila S. Noll
Kenneth L. Bowman
Thomas G. Shepperd, Jr.

On motion of _____, which carried ____, the following resolution was adopted:

A RESOLUTION TO APPROVE A SPECIAL USE PERMIT TO AUTHORIZE MASSAGE THERAPY AS A HOME OCCUPATION AT 203 HALLES RUN

WHEREAS, Mary L. Patterson has submitted Application No. UP-670-05 requesting a Special Use Permit, pursuant to Section 24.1-283(b) of the York County Zoning Ordinance, to authorize massage therapy as a home occupation within a single-family detached dwelling on a 0.31-acre parcel of land located at 203 Halles Run (Route 1465) and further identified as Assessor's Parcel No. 38-121A-6 (GPIN V03A-1784-4861); and

WHEREAS, said application has been referred to the York County Planning Commission in accordance with applicable procedure; and

WHEREAS, the Planning Commission recommends approval of this application; and

WHEREAS, the York County Board of Supervisors has conducted a duly advertised public hearing on this application; and

WHEREAS, the Board has carefully considered the public comments and Planning Commission recommendation with respect to this application;

NOW, THEREFORE, BE IT RESOLVED by the York County Board of Supervisors this the ___ day of _____, 2005, that Application No. UP-670-05 be, and it hereby is, approved subject to the following conditions:

1. This use permit shall authorize the establishment of massage therapy as a home occupation within a single-family detached dwelling on a 0.31-acre parcel of land located at 203 Halles Run (Route 1465) and further identified as Assessor's Parcel No. 38-121A-6 (GPIN V03A-1784-4861).
2. The conduct of such home occupation shall be limited to approximately 152 square feet, which is shown on the house floor plan filed with the application.
3. The home occupation shall be conducted in accordance with the provisions of Sections 24.1-281 and 24.1-283(b) of the York County Zoning Ordinance, except as modified herein, and Chapter 14.3 of the York County Code.
4. No person other than individuals residing on the premises shall be engaged on the premises in the home occupation.
5. The days and hours of operation shall be limited to Monday 9:00 AM to 8:00 PM, Tuesday, Wednesday, and Thursday 5:00 PM to 8:00 PM, and Friday and Saturday 9:00 AM to 12:00 PM by appointment only.
6. No more than one (1) customer at any one time shall be served within the applicant's home.
7. Retail sales on the premises shall be limited to incidental sales therapeutic and other bodywork products.
8. No signs or other forms of on-premises advertisement or business identification visible from outside the home shall be permitted.
9. In accordance with the terms of the Zoning Ordinance, a minimum of two (2) off-street parking spaces shall be provided on the premises to accommodate customers. These spaces shall be in addition to the two (2) spaces that are otherwise required for the single-family residence.
10. In accordance with Section 24.1-115(b)(7) of the York County Zoning Ordinance, a certified copy of the Resolution authorizing this Special Use Permit shall be recorded at the expense of the applicant in the name of the property owner as grantor in the office of the Clerk of the Circuit Court prior to application for site plan approval or issuance of a Certificate of Occupancy, whichever occurs first.